

Development Plans Map Project

Using ArcGIS online to create a geospatial filing cabinet

Rocky Kambo, City of Powell

Philosophy Behind Practice

- Create a transparent and accessible government.
- Improve governmental efficiency.

Task

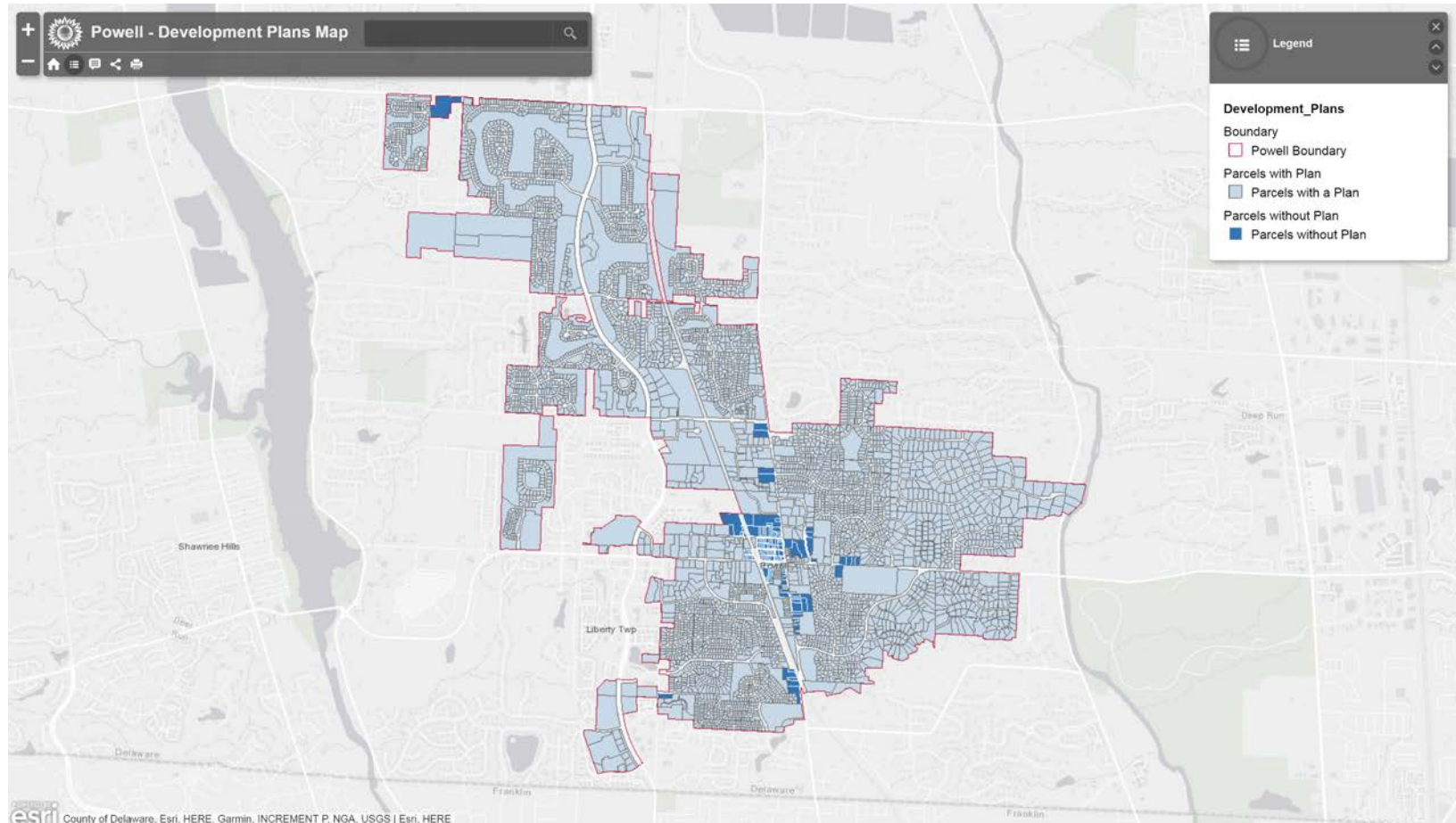
To develop an easy to use and accessible system for referencing development plans.

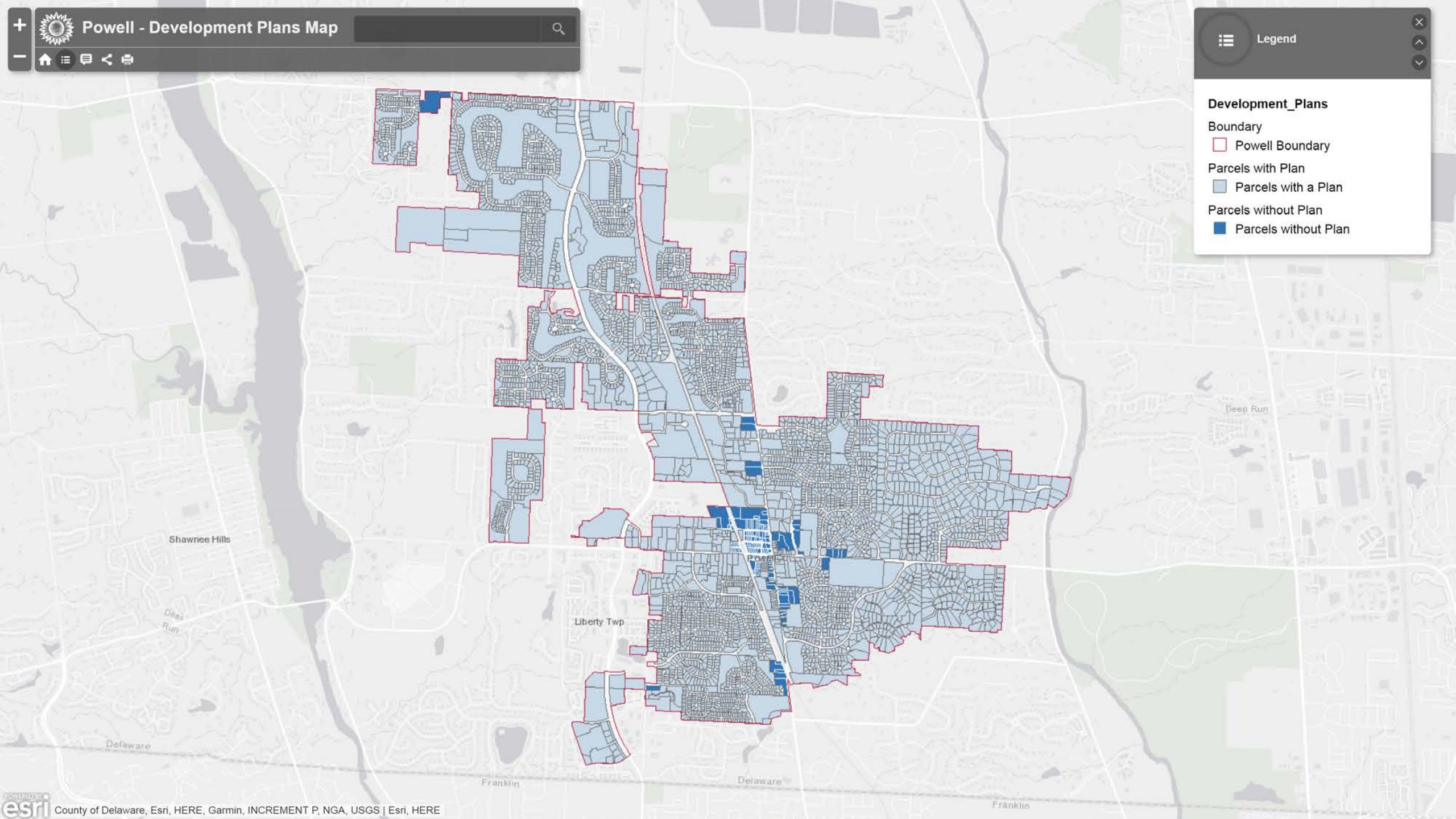
Why?

- Hard to reference plans
- Succession planning
- Efficiency
 - Answer questions faster
 - Easier to share
- Transparency
 - Master document
 - Everyone has access



What?





Legend

Development_Plans

Boundary

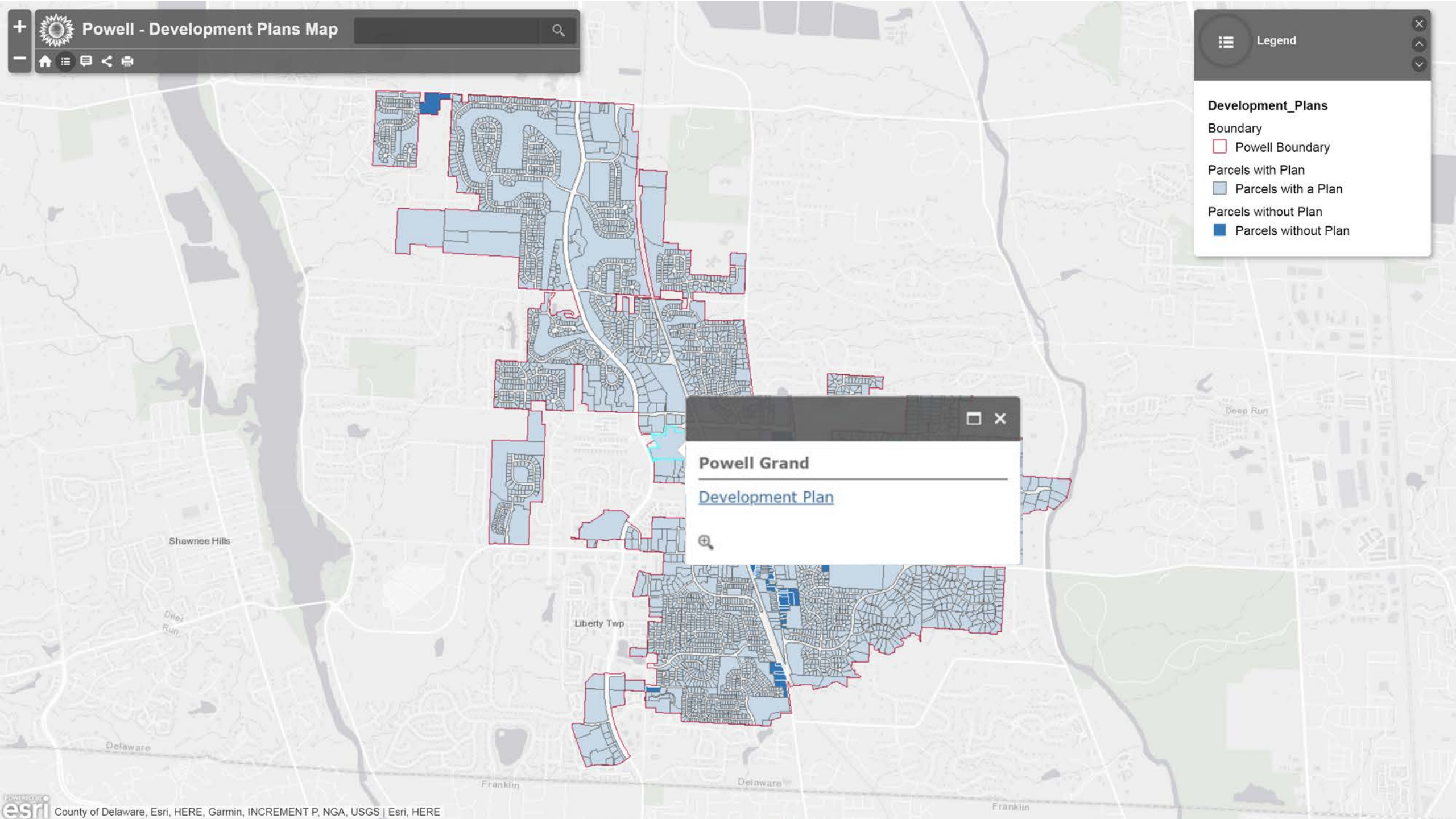
- Powell Boundary

Parcels with Plan

- Parcels with a Plan

Parcels without Plan

- Parcels without Plan



Legend

Development_Plans

Boundary

- Powell Boundary

Parcels with Plan

- Parcels with a Plan

Parcels without Plan

- Parcels without Plan

Close

Powell Grand

[Development Plan](#)

Search



- KEY:**
- 1 Mail / Utility / Compactor
 - 2 Clubhouse
 - 3 Patio / Entertainment Space
 - 4 Pool
 - 5 Putting Green
 - 6 Community Garden
 - 7 Dog Park
 - 8 Gazebo
 - 9 Bocce Ball
 - 10 Pickleball

Total Site Area: +/- 39.0 ac
Public ROW: +/- 1.13 ac
Net Site Area: +/- 37.87 ac

Subareas A,B,C,D-1,D-2: +/- 33.02 ac
Multifamily Residential

- **Building A:** 4 BLDG.
Large Senior 1 and 2 Bedroom Suites with Elevators, and Individual Garages: 120 Units
Parking Provided: 278 spaces (2.3 sp/du)
- **Building B:** 15 BLDG.
2 and 3 Bedroom Ranch Homes with 2-Car Garages: 60 Units
Parking Provided: 248 spaces (4 sp/du)
- **Building C:** 16 BLDG.
2 and 3 Bedroom 2 Story Townhomes with 1 Car Garages: 128 Units
Parking Provided: 327 spaces (2.5 sp/du)

Total Units: 308 Units
Density (Net Site Area): +/- 8.1 du/ac

Parking Required (3 spaces/1 unit): 924 spaces
Parking Provided: +/- 936 spaces
*Parking provided includes garage spaces, driveway stacking spaces, and surface parking spaces.

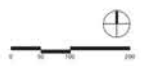
Open Space
Open Space Required: +/- 7.56 ac (20%)
Open Space Provided: +/- 10.89 ac (29%)

Subareas E-1&E-2
Commerical
Outparcels (2 Lots): +/- 4.86 ac

• Pursuant to the requirements of City of Powell Zoning Code section 1145.29, (c) and (d), existing trees within the development footprint will be surveyed and trees that are unable to be preserved will be replaced per code.

• This property has been used for agriculture historically, therefore no natural watercourses traverse the site within the property boundaries. The headwater for Bartholomew Run is located at the southeast corner of the project and will be the discharge point for the site. A storm water basin will be located near this location to provide erosion and sediment control during construction and storm water quantity and quality control post a construction. The two man-made watercourses crossing the site will be filled and piped as part of the development process.

* Desired Sign Locations



ILLUSTRATIVE PLAN



“ACTIVE ADULT CLASS-A GATED COMMUNITY”

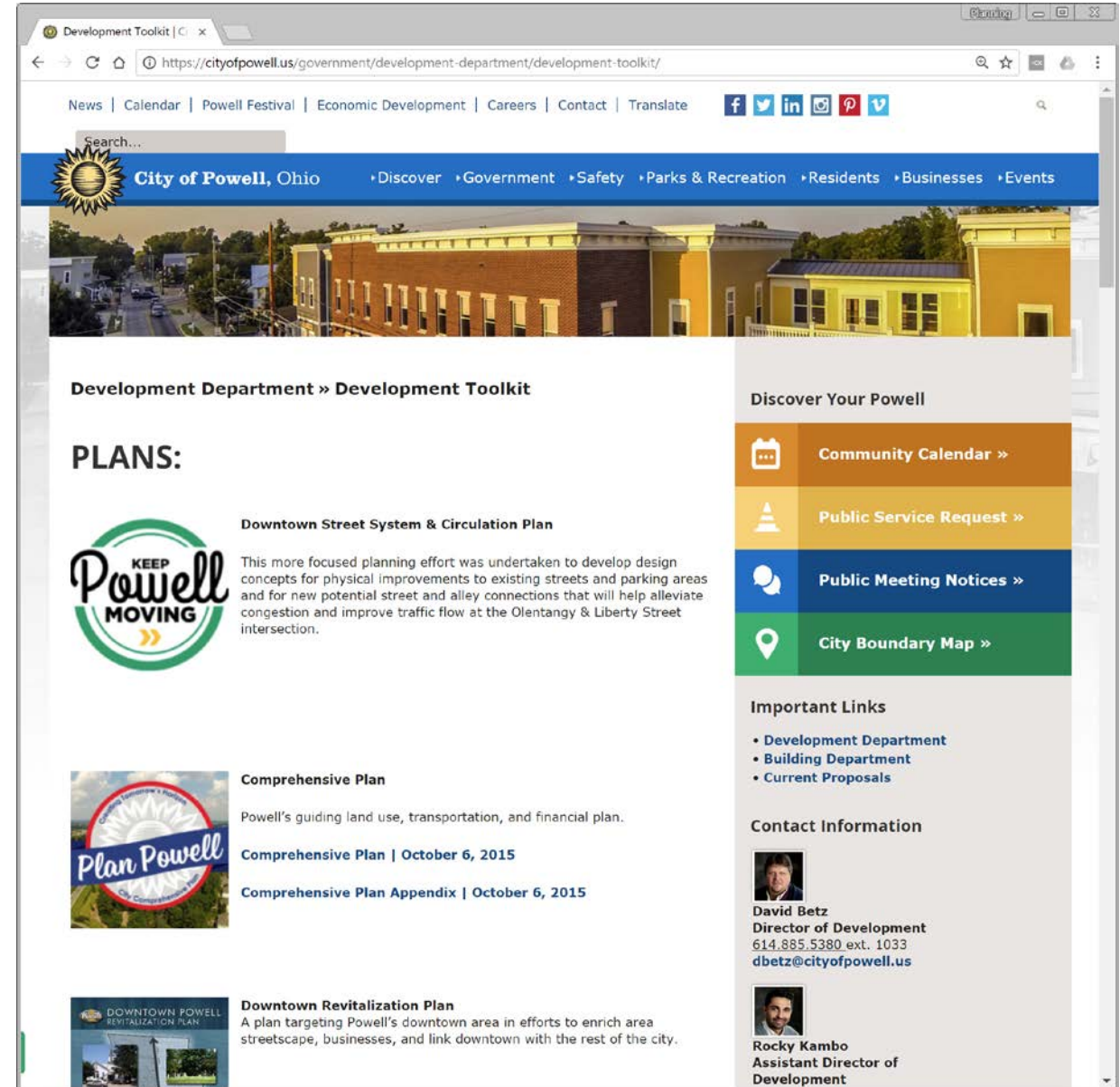


How?

- Scan documents
- Upload documents to FTP
- Hyperlink documents
- Add hyperlinks to data
- Configure webmap

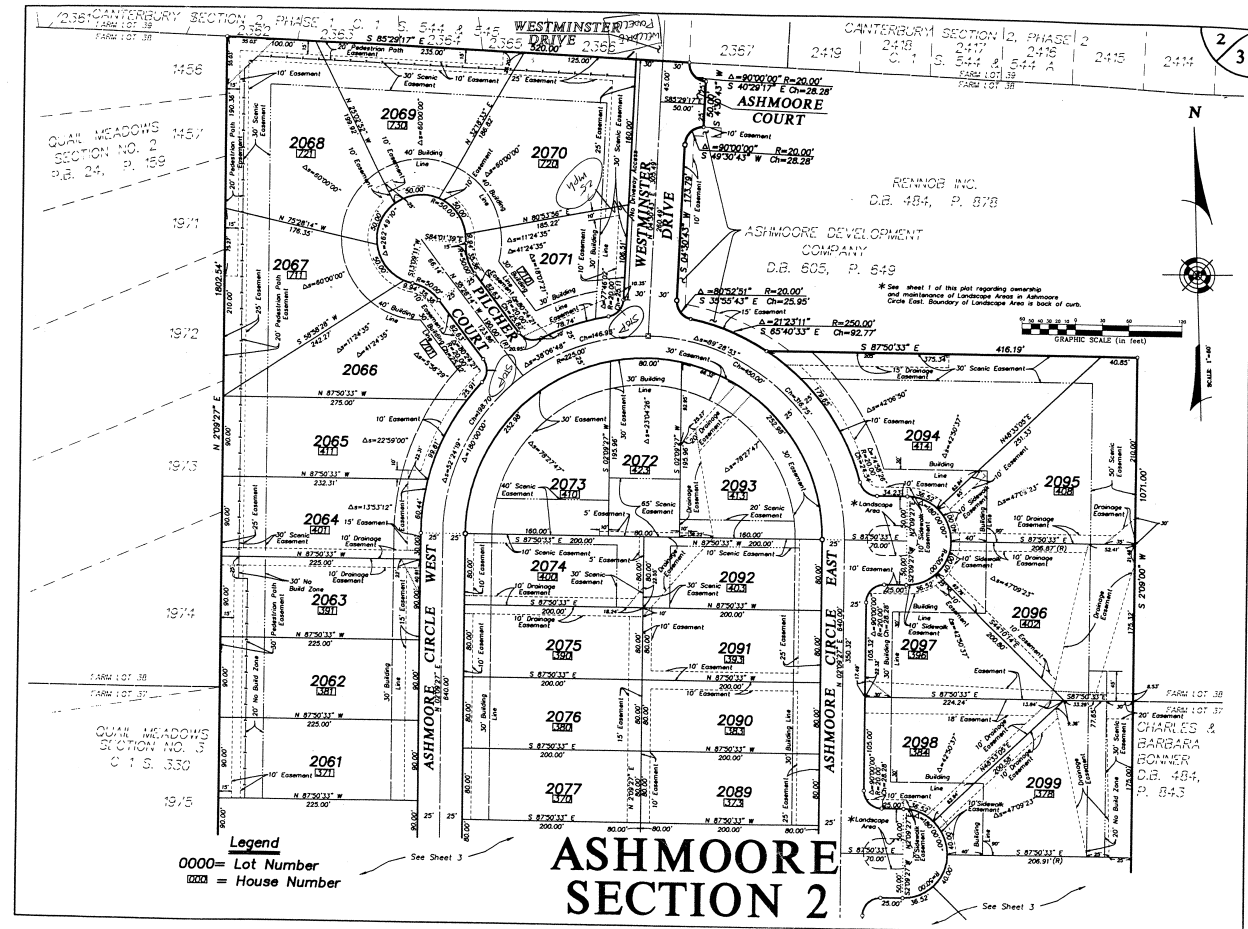
When?

- Started over a year ago
- Going live in the next month or so



Next Steps

- Optimize
- Promote
- Plat maps
- Engineering plans
- Zoning



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